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Recorder's Office, Los Angeles County,
California

09/17/13 AT 11:21AM

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PAID:	28.00



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THIS FORM IS NOT TO BE DUPLICATED

Recording requested by:
Law Office of Michael T. Walsh, APLC

AND WHEN RECORDED MAIL THIS DEED AND
TAX STATEMENT TO:

Name: Ruth Sheldon, Trustee
Street Address: 1754 Brentwood Place
City, State, ZIP: Anaheim, CA 92804



SPACE ABOVE THIS LINE FOR RECORDER'S USE

A.P.N.: 6216-036-012

TITLE

QUITCLAIM DEED

MAIL TAX STATEMENTS AS INDICATED ABOVE

Recording requested by:
Law Office of Michael T. Walsh, A PLC

AND WHEN RECORDED, MAIL THIS DEED AND TAX STATEMENT TO:

Name: Ruth Sheldon, Trustee
Street Address: 1754 Brentwood Place
City, State, ZIP: Anaheim, CA 92804

SPACE ABOVE THIS LINE FOR RECORDER'S USE

QUITCLAIM DEED

THE UNDERSIGNED GRANTOR(S) DECLARE:

Documentary Transfer Tax is: NONE - No consideration (This conveyance transfers an interest into or out of a Living
City of South Gate County of Los Angeles Trust, R & T 11930.)
PARCEL NUMBER: 6216-036-012

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged:
Ruth Sheldon, Trustee of The Sheldon Family Trust U/D/T dated August 7, 1991

hereby REMISES, RELEASES AND FOREVER QUITCLAIMS to:
Ruth Sheldon, Trustee of The Sheldon Family Exemption Trust Dated October 7, 2000

the following described real property in the City of South Gate, County of Los Angeles, State of California:
An undivided $\frac{1}{2}$ interest in the entire property further described on Exhibit "A" attached which is hereby incorporated
and made part of this deed.

Commonly known as: 5141 Firestone Place, South Gate, California

Dated: September 12, 2013



Ruth Sheldon, Trustee

STATE OF CALIFORNIA)
) ss
COUNTY OF ORANGE)

On September 12, 2013, before me, MICHAEL SIMON, a Notary Public in and for the State of California, personally appeared RUTH SHELTON, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that she executed the same in her authorized capacity and that by her signature on the instrument the person, or the entity on behalf of which the person acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal



Notary Public (Seal)



MAIL TAX STATEMENTS AS INDICATED ABOVE

EXHIBIT "A"

The land referred to in this report is situated in the State of California, County of Los Angeles, and is described as follows:

That portion of the Clements Tract, in the City of South Gate, in the County of Los Angeles, State of California, as per map recorded in Book 43 Page 46 of Miscellaneous Records, in the office of the County Recorder of said County, described as follows:

Beginning at the Northeasterly corner of the 15 acre tract of land described as Parcel 1, in deed to Los Angeles Foundry Company, recorded in Book 21734 Page 81, Official Records of said County, said corner being a point in the Southerly line of the 100 foot strip of land marked "Southern Pacific Railroad" on the map of said Clements Tract; thence along said Southerly line South $83^{\circ} 46' 50''$ East 854.75 feet; thence parallel with the Easterly line of said 15 acre Tract of land South $7^{\circ} 15' 00''$ West 1025.58 feet to a point in the Northerly line of Firestone Boulevard as described in deed recorded in Book 11476 Page 374, Official Records of said County, said point being the true point of beginning; thence Westerly along said Northerly line on a curve concave Southerly and having a radius of 1540.00 feet, a distance of 200.35 feet to a line that is parallel with the Easterly line of said 15 acre Tract; thence North $7^{\circ} 15' 00''$ East along said parallel line 133.61 feet; thence North $52^{\circ} 21' 30''$ East 141.51 feet; thence South $82^{\circ} 45' 00''$ East 99.75 feet to a line that bears North $7^{\circ} 15' 00''$ East and passes through the true point of beginning.

Said land is also known as Parcel 8, of Parcel Map No. 35, in the City of South Gate, in the County of Los Angeles, State of California, shown on map filed in Book 143 Pages 93 to 96 inclusive of parcel maps, in the office of the County Recorder of said County.